

GOVERNMENT OF ANDHRA PRADESH

ABSTRACT

Town Planning – Venkatapuram G.P. Eluru Mandal, West Godavari District– change of land use from Agricultural use to Residential use in R.S.No.498/1, 498/2, 499, 503, 504 & 505 to an extent of Ac.13.01 cents – Draft variation – Confirmed – Orders –Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.Ms.No. 55

Dated: 12.02.2014.

Read the following:

- 1) From DTCP Lr.Roc.No.3615/2013/R, Dated: 22.05.2013.
- 2) Govt., Memo No.12186/H1/2013-1, Dated: 31.07.2013.
- 3) From Director of Town & Country Planning, Hyderabad Lr.Roc.No.3615/2013/R, Dated: 04.10.2013.
- 4) Govt. Memo No.12186/H1/2013-2, dated.16.12.2013
- 5) From the DTCP Lr.Roc.No.3615/2013/R, Dated: 25.01.2014
- 6) From the Commissioner of Printing, A.P. Extraordinary Gazette No.838, Part-I, Dated: 19.12.2013

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ORDER:-

The draft variation to the Eluru General Town Planning Scheme, the Master Plan sanctioned in G.O.Ms.No.312 MA., dated: 25.07.1975, issued in reference 4th cited, published in reference 6th cited. On publication no objections and suggestions have been received from the public within the stipulated period. The Director of Town & Country Planning, Hyderabad in the reference 5th read above has informed that the applicant has paid an amount of Rs.1,05,303/- (One Lakh Five Thousand Three Hundred Three only) towards Development charges vide Bankers Cheques No.467630 dt.29.8.2013 and the applicant has also paid an amount of Rs.52,653/- (Fifty Two Thousand Six Hundred Fifty Three only) vide Challan No.34077, dt.10.01.2014 as informed by the Panchayat Secretary in the reference 5th read above. Further in the reference 5th read above the Director of Town & Country Planning, Hyderabad has informed that the Panchayat Secretary, Venkatapuram has published the draft variation notification in Sakshi, the Telugu daily news paper and Hans India, English daily news paper. On publication no suggestions/ objections received from the public. Hence, the draft variations are confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

Dr. S.K. JOSHI,
PRINCIPAL SECRETARY TO GOVERNMENT (UD)

To

The Commissioner of Printing, Stationery and Stores Purchase, Hyderabad.

The Director of Town and Country Planning, Hyderabad.

The Regional Deputy Director of Town Planning, Rajahmundry.

The Panchayat Secretary, Venkatapuram G.P, Eluru Mandal, West Godavari District.

Copy to: The Individual through the Panchayat Secretary, Venkatapuram G.P, Eluru Mandal, West Godavari District.

The Collector & District Magistrate, West Godavari District.

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SF/SC.

//FORWARDED ::BY:: ORDER//

SECTION OFFICER

APPENDIX
NOTIFICATION

In exercise of the powers conferred by clause (a) of Sub- Section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920, the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Eluru Town, the same having been previously published in the Extra-ordinary issue of Andhra Pradesh Gazette No.838, Part-I, dated: 19.12.2013 as required by clause (b) of the said section.

VARIATION

The site in R.Sy.No.498/1,2,499,503,504/P & 505/P to an extent of Ac.13.01 cents of Venkatapuram, Eluru Town the boundaries of which shown in the schedule hereunder and which is earmarked for Agricultural Land use in the GTP Scheme (Master Plan) of Eluru sanctioned in G.O.Ms.No.312 MA., Dated: 25.07.1975 is now designated for Residential use by variation of change of land use based on the Panchayat Resolution No.27, Dated: 19.03.2013 and as marked "A - M" in the revised part proposed land use map bearing G.T.P.35/2013/R available in the Municipal Office, Eluru Town, **subject to the following conditions;**

1. The applicant shall obtain prior technical approval from the competent authority before commencement of developmental activity in the site under reference.
2. The applicants shall maintain 9.00 mts wide buffer zone all along the existing panta bodhi.
3. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
4. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
5. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
6. The change of land use shall not be used as the proof of any title of the land.
7. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
8. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUDNARIES

North	: Vacant lands in R.S.No.500
East	: Existing Field Bodhi in R.S.No.502
South	: Vacant lands in R.S.No.504/P & 505/P
West	: Weaker section housing colony road and houses, and vacant in R.S.Nos.506, 507 and 491.

Dr. S.K. JOSHI,
PRINCIPAL SECRETARY TO GOVERNMENT (UD)

SECTION OFFICER.